

37-232

05038

WARRANTY DEED
Joint TenancyKnow all Persons by these Presents,
015588NO TRANSFER
TAX PAID

That I, THOMAS O. WATSON in consideration of One Dollar and other valuable consideration, paid by THOMAS O. WATSON and SHIRLEY M. WATSON whose mailing address is 62 Oak Street, Waterville, Maine, the receipt we do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said THOMAS O. WATSON and SHIRLEY M. WATSON as joint tenants and not as tenants in common, their heirs and assigns forever,

Three certain lots or parcels of land situated on Merryfield Avenue, City of Waterville, County of Kennebec and State of Maine, being lots numbered two hundred fifty-two (252), two hundred fifty-three (253), and two hundred fifty-four (254) according to a plan of lots at Cool Street Heights Annex belonging to A. F. Hutchinson Land Co., Inc. said plan being made by Ernest W. Branch, Civil Engineer, dated July 5, 1923, and recorded in Kennebec County Registry of Deeds.

Being the same premises conveyed to Thomas O. Watson and Estelle P. Watson by deed of Lawrence L. Young and Lucille Young dated March 17, 1969 and recorded in Kennebec County Registry of Deeds, Book 1490, Page 391. Thomas O. Watson acquired title by virtue of Divorce Judgment dated August 28, 1978, and recorded in said Registry, Book 2150, Page 175.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said Thomas O. Watson and Shirley M. Watson as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever.

And I do covenant with the said Grantees, their heirs and assigns, that I am lawfully seized in fee of the premises, that they are free of all encumbrances, that I have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that I and my heirs shall and will warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

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In Witness Whereof, I, the said Thomas O. Watson have hereunto set my hand and seal this 20th day of the month of June, A.D. 1994.

Signed, Sealed and Delivered
in presence of

Mary S. Mathieu

Thomas O. Watson

Thomas O. Watson

State of Maine, County of Kennebec ss. June 20, 1994.

Then personally appeared the above named Thomas O. Watson and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Mary S. Mathieu

Mary S. Mathieu, Notary Public

My commission expires: 1/18/00



RECEIVED KENNEBEC SS.

94 JUN 24 AM 9:00

ATTEST: Norma Ruth Mason
REGISTER OF DEEDS